

FORESTVIEW AVE

WEST FOURTH STREET

N 38°06'00"W
100.00'

S 38°06'00"E
100.00'

159.00'

25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41

N 51°54'00"E
23.00'

42.00'
N 38°06'00"W

CONCRETE RETAINING WALL

42

43

FENCED
DUMPSTER

HANDICAP
SPACES

28.00'
N 38°06'00"W

44

45

46

47

SNOW STORAGE

N 51°54'00"E
51.00'

CULTECH INFILTRATORS

DMH

TRENCH
DRAIN

20'

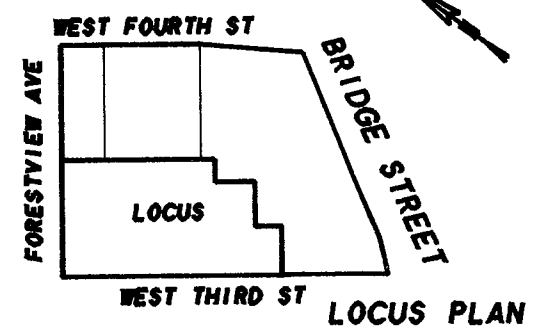
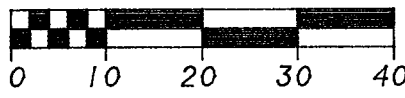
S 38°06'00"E
229.00'

WEST THIRD STREET

PARKING REQUIREMENTS

2 SPACES REQUIRED PER DWELLING UNIT
24 UNITS REQUIRES 48 SPACES
49 SPACES SUPPLIED

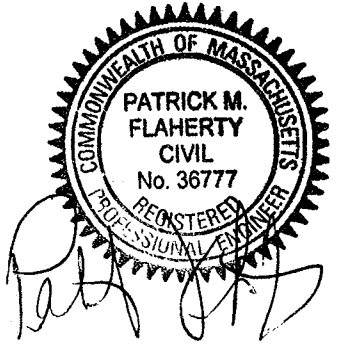
SCALE: 1"=20'



PRELIMINARY SITE PLAN
**WEST THIRD STREET
LOWELL MASSACHUSETTS**

PREPARED FOR:
MARLOWE BUILDING & DESIGN

JUNE 22 2016 SCALE: 1"= 20'
P. M. FLAHERTY ASSOCIATES INC.
48 CHELMSFORD STREET
CHELMSFORD MA 01824
PHONE: 978-250-1400 PATMFLA@AOL.COM



NOTES:

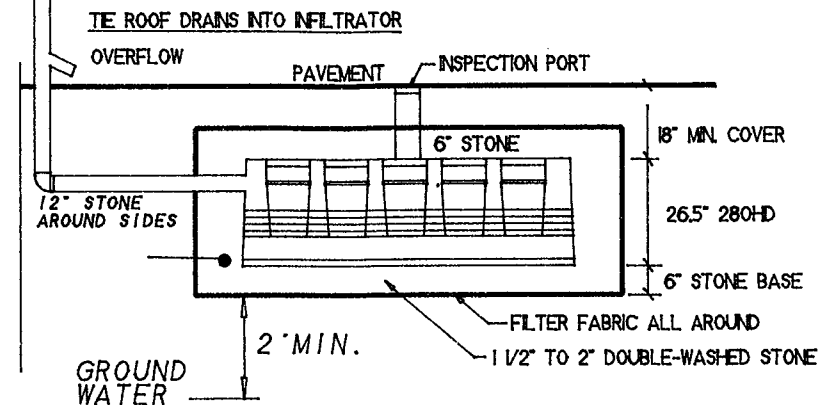
- OWNERS OF RECORD:
- PLAN REFERENCES: PLAN BOOK 35 PLAN 90
CITY ENGINEER'S PLANS
- LOWELL GIS ID: 6050-31.1
6050-21
6050-15
- CURRENT ZONING IS UMU.

MINIMUM LOT AREA	3400 SF
MINIMUM LOT FRONTAGE	40 FT.
MINIMUM FRONT YARD	0' (CONSISTENT WITH EXISTING SETBACKS ON THE BLOCK)
MINIMUM SIDE YARD	3' SUM 17' FT
MINIMUM REAR YARD	15 FT
- THIS PLAN IS A RESULT OF AN ON-THE-GROUND SURVEY
PERFORMED IN APRIL 2016.

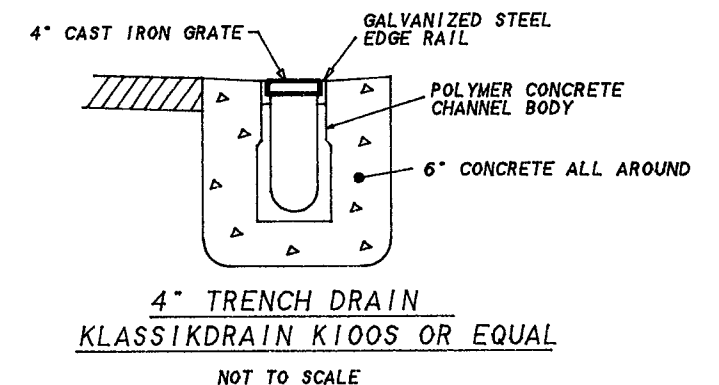
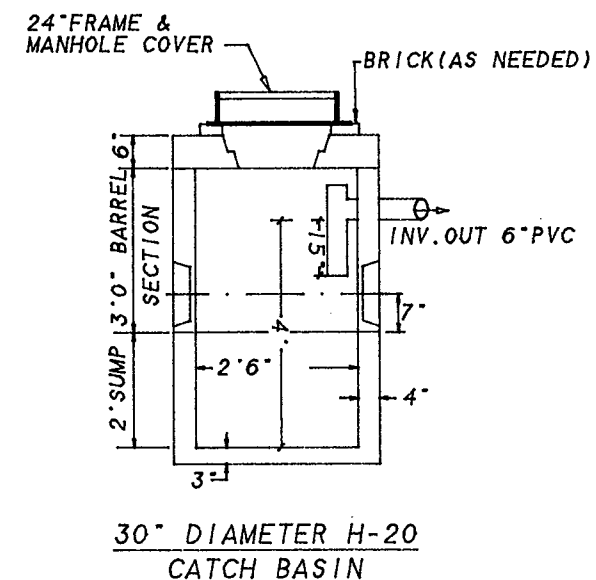
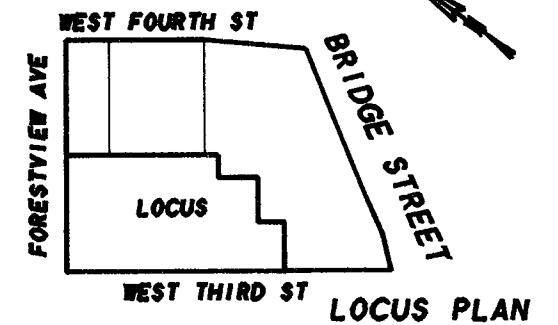
CONSTRUCTION NOTES:

- LOCATIONS OF EXISTING UNDERGROUND UTILITIES/
OBSTRUCTIONS/SYSTEMS MAY NOT BE SHOWN. CONTR-
ACTOR SHALL BE RESPONSIBLE FOR LOCATING AND
PROTECTING ALL UTILITIES/OBSTRUCTIONS/SYSTEMS
WHETHER OR NOT SHOWN HEREON.
- SAFETY MEASURES CONSTRUCTION METHODS AND
CONTROL OF WORK SHALL BE THE RESPONSIBILITY OF
THE SITE CONTRACTOR.
- CONTRACTOR SHALL CONTACT DIG-SAFE FOR UNDER-
GROUND UTILITY MARKING AT 1-888-344-7233 AT
LEAST 72 HOURS PRIOR TO COMMENCEMENT OF WORK.
- SEWER AND WATER CONNECTIONS SHALL BE MADE
IN ACCORDANCE WITH CITY OF LOWELL SPECIFICATIONS.
- THE CULTEC CHAMBERS SHALL BE INSTALLED IN
ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.

NOTE:
THIS DETAIL IS INTENDED FOR
GENERAL INFORMATION. REFER TO
DRAINAGE REPORT & MANUFACTURERS
SHOP DRAWINGS FOR SPECIFICS.



PROFILE
STORMWATER INFILTRATOR DETAIL
NO SCALE



PRELIMINARY SITE PLAN
NOTES AND DETAILS
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